

This Instrument Prepared By:
Campus USA Credit Union
14007 NW 1st Road
Jonesville, Florida 32669
(352) 335-9090

After Recording Return To:
CAMPUS USA CREDIT UNION
14007 NW 1ST ROAD
JONESVILLE, FLORIDA 32669

Inst: 202312015985 Date: 08/22/2023 Time: 10:29AM
Page 1 of 5 B: 1497 P: 1671, James M Swisher Jr, Clerk of Court
Columbia, County, By: VC *VC*
Deputy Clerk

[Space Above This Line For Recording Data]

Permit No.: _____ Tax Folio No.: 10609-000 & 09372-000

NOTICE OF COMMENCEMENT

STATE OF FLORIDA

COUNTY OF Columbia

The undersigned hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement.

1. Description of Property: SEE ATTACHED EXHIBIT A

2. General description of improvement: SINGLE FAMILY RESIDENCE
3. Owner information or Lessee information if the Lessee contracted for the improvement:
 - a. Name and address: Robert Cabral JR, Susan Thomas Cabral
9281 SW 109th Run
Lake Butler, Florida 32054

- b. Interest in property: Fee Simple
- c. Name and address of fee simple title holder (if other than Owner): _____

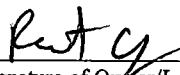
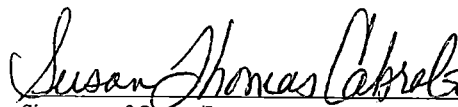
4. a. Contractor (name and address): Plumb Level Construction Co, LLC.
232 NW chapley Lane
Lake City, Florida 32055
- b. Contractor's phone number: _____
5. Surety (if applicable, a copy of the payment bond is attached): N/A
- a. Name and address: _____

- b. Phone Number: _____
- c. Amount of bond: _____
6. a. Lender: CAMPUS USA CREDIT UNION
14007 NW 1ST ROAD
JONESVILLE, FLORIDA 32669
- b. Lenders phone number: (352) 335-9090
7. Persons within the State of Florida designated by Owner upon whom notices or other document may be served as provided by Section 713.13 (1) (a) 7, Florida Statutes:
- a. Name and address: _____

- b. Phone numbers of designated persons: _____
8. a. In addition to himself, Owner designates _____
of _____
to receive a copy of the Lienor's Notice as provided in Section 713.13 (1) (b), Florida Statutes.
- b. Phone number of person or entity designated by owner: _____

9. Expiration date of notice of commencement (the expiration date is 1 year from the date of recording unless a different date is specified): _____

WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I, SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

	8/10/2023		8/10/2023
Signature of Owner/Lessee JR	Robert Cabral Date	Signature of Owner/Lessee Cabral	Susan Thomas Date

State of FLORIDA)
)
County of COLUMBIA)

Sworn to (or affirmed) and subscribed before me by means of:

☒ Physical Presence,

- OR -

☐ Online Notarization,

this 10th day of August, 2023, by
Date Month Year

Robert Cabral JR AND Susan Thomas Cabral

Name of Person Making Statement



Jordan A. Hallock
Notary Public
State of Florida
Comm# HH123233
Expires 4/27/2025

Jordan A. Hallock
Signature of Notary Public - State of Florida

Name of Notary Typed, Printed or Stamped

(Place Notary Seal Stamp Above)

☐ Personally Known
☒ Produced Identification

Type of Identification Produced: Driver's License

Date: August 10, 2023

Property Address: 000 PARCEL #30-5S-18-10609-000
Lake City, Florida 32061

EXHIBIT "A"

LEGAL DESCRIPTION

A parcel of land lying in Section 25, Township 5 South, Range 17 East, Columbia County, Florida, and Section 30, Township 5 South, Range 18 East, Columbia County, Florida, being more particularly described as follows: BEGIN at the Northwest corner of Section 30, Township 5 South, Range 18 East, Columbia County, Florida and run thence South 89 degrees 43'47" East, along the North line of said Section 30, a distance of 1296.47 feet to the Northeast corner of the Northwest 1/4 of the Northwest 1/4 of Section 30; thence South 01 degrees 13'59" East, along the East line of said Northwest 1/4 of the Northwest 1/4 of Section 30, a distance of 618.58 feet; thence South 89 degrees 58'11" West, a distance of 1524.63 feet to a point on the East right-of-way line of Price Creek Road (County Road 245), said point being a point on a curve concave to the West having a radius of 2914.93 feet, a central angle of 06 degrees 48'52", a chord bearing of North 01 degrees 26'35" West, and a chord distance of 346.48 feet; thence Northerly along the arc of said curve, being said East right-of-way line of Price Creek Road (County Road 245), a distance of 346.69 feet; thence North 87 degrees 43'55" East, a distance of 231.65 feet to a point on the East line of Section 25; thence North 01 degrees 40'22" West, along said East line of Section 25, a distance of 269.94 feet to the POINT OF BEGINNING.

A.P.N. #: 10609-000 & 09372-000